



DEVELOPMENT REVIEW BOARD ACTION SHEET

Plaza del Sol Hearing Room, Basement, Plaza del Sol Building

September 26, 2007 9:00 AM
MEMBERS:

Sheran Matson, AICP, DRB Chair
Sandra Handley, Administrative Assistant

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA
Christina Sandoval, Parks & Recreation

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT CLAIRE SENOVA, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order 9:00 A.M. Adjourned: 10:05 A.M.
B. Changes and/or Additions to the Agenda
C. New or Old Business

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project# 1001939**
07DRB-70233 VACATION OF PUBLIC
EASEMENT

BOHANNAN HUSTON INC agent(s) for JD HOME BUILDER CORP. request(s) the above action(s) for all or a portion of Lot(s) 5, **CIELO OESTE SUBDIVISION**, zoned R-D, located on CASA FLORIDA PL NW BETWEEN CASA VISTOSA CT NW AND CASA LINDA CT NW containing approximately 0.1007 acre(s). (H-9) **THE VACATION WAS APPROVED WITH THE FOLLOWING CONDITION: PRIOR TO REPLAT APPROVAL, THE EXISTING SANITARY SEWER LINE MUST BE ABANDONED AND RELOCATED TO THE SATISFACTION OF THE WATER AUTHORITY. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A)(1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.**

2. **Project# 1006798**
07DRB-70234 BULK LAND VARIANCE
07DRB-70235 MINOR - TEMP DEFR
SWDK CONST
07DRB-70236 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- WILSON AND COMPANY INC agent(s) for BRUNACINI DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Lot(s) 3, Tract(s) S-1, S-2A-2 & S-1A, **ATRISCO BUSINESS PARK, UNIT 2** (to be known as **MERIDIAN BUSINESS PARK II+**) zoned IP, located on LOS VOLCANES RD NW BETWEEN UNSER BLVD NW AND AIRPORT RD NW containing approximately 95.9287 acre(s). (J-9, J-10 & K-10) **THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR WITHDRAWAL OF THE TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION, AN EXHIBIT SHOWING THE INTERSECTION OF LOS VOLCANES AND GALLATIN PLACE AT FULL BUILD OUT AND TO THE CITY ENGINEER FOR OFFSITE EASEMENT, 15 DAY APPEAL PERIOD AND TO RECORD.**
3. **Project# 1006516**
07DRB-70030 BULK LAND VARIANCE
07DRB-70031 MAJOR - PRELIMINARY
PLAT APPROVAL
07DRB-70034 VACATION OF PUBLIC
EASEMENT
07DRB-70032 MINOR - TEMP DEFR
SWDK CONST
07DRB-70033 SIDEWALK WAIVER
07DRB-70085 MINOR-PRELIM&FINAL
PLAT APPROVAL
- BOHANNAN HUSTON INC agent(s) for MESA DEL SOL, LLC request(s) the above action(s) for all or a portion of Tract(s) 4A, **MESA DEL SOL**, zoned SU-2/PC, located on UNIVERSITY BLVD SE BETWEEN SOLAR MESA AVE. SE AND BOBBY FOSTER SE containing approximately 114.7792 acre(s). *[Deferred from 06/27/07, 07/25/07, 07/22/07 & 08/22/07]* (R-15, R-16, S-15 & S-16) **DEFERRED AT THE AGENT'S REQUEST TO 11/28/07.**
4. **Project# 1003597**
07DRB-70201 VACATION OF PUBLIC
EASEMENT
- ABQ ENGINEERING agent(s) for SANDIA AREA FEDERAL CREDIT UNION request(s) the above action(s) for all or a portion of, Tract(s) 1-D-1-A & 1-E-1-A, Block(s) 15, **ALBAN HILLS, UNIT 1**, zoned SU-1 FOR C-2, located on COORS BLVD NW BETWEEN LA ORILLA NW AND BRIAN MEADOWS PL NW containing approximately 4.95 acre(s). [07DRB-00576] *[Deferred from 9/12/07]* (D-12) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A)(1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.**

**SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND
MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**

5. **Project# 1000523**
07DRB-70253 MINOR - SDP FOR
BUILDING PERMIT
- TATE FISHBURN ARCHITECT agent(s) for CDO ENTERPRISES, LLC request(s) the above action(s) for all or a portion of Lot(s) D, Block(s) 19, Tract(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned SU-1/C-1, located on HOLLY AVE NE BETWEEN VENTURA NE AND HOLBROOK NE containing approximately 1.04 acre(s). (C-20) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK EASEMENT, EVALUATION OF EAST ENTRANCE AND TO PLANNING FOR COLOR RENDERINGS, GRAVEL CALLED OUT AT 3-INCH DEPTH WITH COLOR AND 3 COPIES.**
6. **Project# 1006801**
07DRB-70240 MINOR - SDP FOR
BUILDING PERMIT
- CLAUDIO VIGIL ARCHITECTS agent(s) for BRUNACINI DEVELOPMENT COMPANY, LTD request(s) the above action(s) for all or a portion of Tract(s) C, **BRUNACINI AT ATRISCO BUSINESS PARK**, zoned IP, located on LOS VOLCANES RD NW BETWEEN UNSER BLVD NW AND COORS BLVD NW containing approximately 22.5074 acre(s). *[Deferred from 9/12/07]* (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 10/03/07.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

7. **Project# 1000678**
07DRB-70258 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- TIERRA WEST LLC agent(s) for HIGH DESERT STATE BANK request(s) the above action(s) for all or a portion of Block(s) 19, Tract(s) E, **NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as HIGH DESERT STATE BANK)** zoned SU-1 FOR C-1, located on VENTURA NE BETWEEN HOLLY AVE NE AND PASEO DEL NORTE NE containing approximately 1.0655 acre(s). (C-20) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK CONSTRUCTION, 13-FOOT OF DISTANCE FROM FACE OF CURB ALONG VENTURA AND TO PLANNING FOR ADMINISTRATIVE AMENDMENT APPROVAL AND TO RECORD.**
8. **Project# 1000965**
07DRB-70260 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- BOHANNAN HUSTON, INC. agent(s) for ANDALUCIA DEVELOPMENT CO request(s) the above action(s) for all or a portion of Lot(s) 23-A, **VALLE PARAISO AT ANDALUCIA AT LA LUZ**, zoned SU-1 / PRD, located on VALLE BONITA LANE NW BETWEEN VALLE SANTO TRAIL NW AND CAMINO VALLE TRAIL NW containing approximately 0.5306 acre(s). (F-12) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

9. **Project# 1006543**
07DRB-70259 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for STEPHEN A. SMITH request(s) the above action(s) for all or a portion of Tract(s) 61 A-1, **TOWN OF ATRISCO GRANT, Unit(s) 6**, zoned C-2, located on CENTRAL AVE SW BETWEEN COORS BLVD SW AND AMANDA ST SW containing approximately 6.195 acre(s). (K 10) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH NO DELEGATION AND TO PLANNING FOR A COPY OF THE RECORDED PLAT.**
10. **Project # 1005070**
06DRB-01154 Major-Preliminary Plat
Approval
06DRB-01156 Minor-Sidewalk Waiver
06DRB-01155 Minor-Temp Defer SDWK
- SURV-TEK INC & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 8, THE TRAILS, UNIT 2 (to be known as **TAOS @ THE TRAILS, UNIT 2**) zoned SU-2-SRLL, located on WOODMONT AVE NW BETWEEN UNIVERSE BLVD NW and RAINBOW BLVD NW containing approximately 9 acre(s). [Deferred from 9/6/06, 9/13/06, 9/27/06, 10/11/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07, 7/18/07, 08/22/07& 9/5/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/17/07.**
11. **Project # 1004679**
07DRB-00071 Final Plat Approval
- RIO GRANDE ENGINEERING request(s) the above action(s) for all or a portion of Lot(s) 15B, ALVARADO GARDENS UNIT 2 (to be known as **CAMPBELL ESTATES**) zoned RA-2, W7 residential and agricultural zone, located on CAMPBELL RD NW BETWEEN RIO GRANDE BLVD NW and the RIO GRANDE RIVER containing approximately 2 acre(s). [REF: 06DRB00149] [Deferred from 1/31/07, 2/7/07, 2/14/07 & 2/21/07] (G-12) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**
12. **Project# 1005443**
07DRB-70262 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- WAYJOHN SURVEYING INC agent(s) for RIVERA INVESTMENTS INC request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 23, **UNIVERSITY HEIGHTS**, zoned SU-2/DR, located on VASSAR DR SE BETWEEN SILVER AVE SE AND LEAD AVE SE containing approximately 0.3258 acre(s). (K-16) **DEFERRED AT THE AGENT'S REQUEST TO 10/03/07.**
13. Approval of the Development Review Board Minutes for August 1, 2007. **THE DRB MINUTES FOR AUGUST 1, 2007 WERE APPROVED BY THE BOARD.**

Other Matters:

ADJOURNED: 10:05 A.M.